



**ఆంధ్రప్రదేశ్ రాజ పత్రము**  
**THE ANDHRA PRADESH GAZETTE**  
**PUBLISHED BY AUTHORITY**

**PART I EXTRAORDINARY**

No.3355

AMARAVATI, FRIDAY, DECEMBER 22, 2023

G.3542

**NOTIFICATIONS BY GOVERNMENT**

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**MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT DEPARTMENT (H)**

NELLORE URBAN DEVELOPMENT AUTHORITY (NUDA), NELLORE – DELETION OF 60'-0" WIDE PROPOSED MASTER PLAN ROAD IN SY.NO.158-1B & 158-2 OF KONDAYAPALEM (V), NELLORE RURAL (M) FALLING UNDER GTP SCHEME OF NELLORE TOWN – DRAFT VARIATION – CONFIRMED – ORDERS - ISSUED.

*[G.O.Ms.No.159 Municipal Administration & Urban Development (H) Department, 22<sup>nd</sup> December, 2023]*

**APPENDIX**  
**NOTIFICATION**

The following variation to the Nellore Municipal Corporation General Town Planning Scheme, the Master Plan, sanctioned in G.O.Ms.No.11, MA&UD, dated:07.01.2011 and proposed in exercise of the powers conferred by Section 15 of Andhra Pradesh Metropolitan Region and Urban Development Authorities Act, 2016 (Act No.5 of 2016) is hereby published as required by sub-section (4) of the said section.

**VARIATION**

The site in Sy.No.158-1B, 158-2 to a total extent of 3237.45 Sq.mts is effecting 60'-0" wide Master Plan Road out of total extent of 11456.13 sq.mts near NH-16 beside Sakshi Office, Kondayapalem Village, Nellore Municipal Corporation limits. The boundaries of which are shown in the schedule hereunder and which is earmarked for Road use in the General Town Planning Scheme (Master plan) of Nellore Town sanctioned in G.O.Ms.No.11, MA&UD, Dated:07.01.2011 is now deleted from Master Plan as earmarked A,B,C,D,E,F & G in the revised part proposed land use map vide G.T.P.No.02/2023/NUDA (C.No.182/2022/NUDA) available in the Nellore Municipal Corporation, Nellore Town/ Nellore Urban Development Authority Office, Nellore, subject to the following conditions that:

1. The applicant shall obtain prior technical clearance from competent authority before commencement of any development activity at the site under reference.
2. The title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
3. The above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
4. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
5. The change of land use shall not be used as the proof of any title of the land.
6. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
7. Any other conditions as may be imposed by the competent authority.

#### **SCHEDULE OF BOUNDARIES**

North : Land belongs to Vemireddy Swaroop Reddy & Venu  
Gopal Swamy Temple land

East : Land belongs to P. Madhavaiah.

South : Land belongs to K. Venkataiah Uraf Papaiah.

West : Existing NH-16, 200'-0" wide road.

Y. SRILAKSHMI  
SPECIAL CHIEF SECRETARY TO GOVERNMENT